

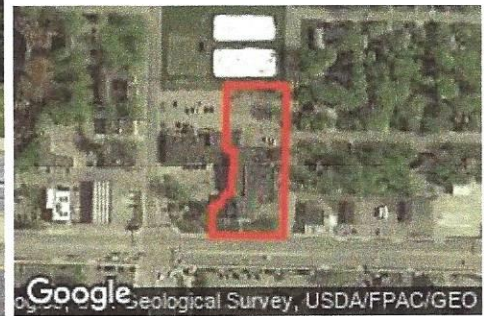
Classic 1903 School Building

160 Lake St N, Big Lake, MN, 55309

Private School For Sale

Prepared on April 04, 2022

1 of 1 Listings



Listing Details | Specialty For Sale

Total Available Space	36,000 SF	Free & Clear	Yes
Asking Price	\$500,000	Vacant	Yes
Listing Price Per SF	\$13.89	Available Date	Now
Cap Rate	-	Date Listed	6/01/2020
Investment	No	Last Modified	4/04/2022
Possession	Now	Listing ID	24835223
Signage	Free-Standing	Restrooms	4
Show Instructions	Call broker	Parking Spaces	45
Financing Avail.	Yes		

Description

Vacant 1903 Big Lake Community School is ready for redevelopment. Located common to the City Hall and in the core downtown area. Building is classic brick and stone construction with split multi-level floors. The original school has been stripped to bare studs and joists and is insulated ready for remodeling. Building will require new HVAC and roof work. Electric service is new and the knob & tube wiring removed. The 3,480sf full service event center uses the 3,914sf auditorium and has a kitchen and bar. The site is 1.7 acres with good parking. The school is ready for a new life.

Property Features

Location Details

Address	160 Lake St N, Big Lake, MN 55309	County	Sherburne
Zoning	Commercial Preferred	Parcels	65-477-0115
Submarket	MN - Northwest	Name	Big Lakes 1903 Original Community S...

Building Details

Sub Type	Private School	Percent Occupied	0%
Building Status	Existing	Number of Tenants	2
Building Size	36,000 SF	Water	Yes
Land Size	1.7 Acres / 74,052 SF	Sanitary Sewer	Yes
Number of Buildings	1	Natural Gas	Yes
Number of Floors	4	Rail Service	No
Year Built	1903	Legal Owner	Diane Jacobsen
Primary Constr. Type	Brick	Legal Owner Phone	(763) 263-2884
Occupancy Type	Single Tenant	Legal Owner Address	18885 218th Ave Nw, Big Lake, MN 55...

Owner Contact Information

Legal Owner

Diane Jacobsen
 (763) 263-2884
 18885 218th Ave Nw
 Big Lake, MN 55309

True Owner

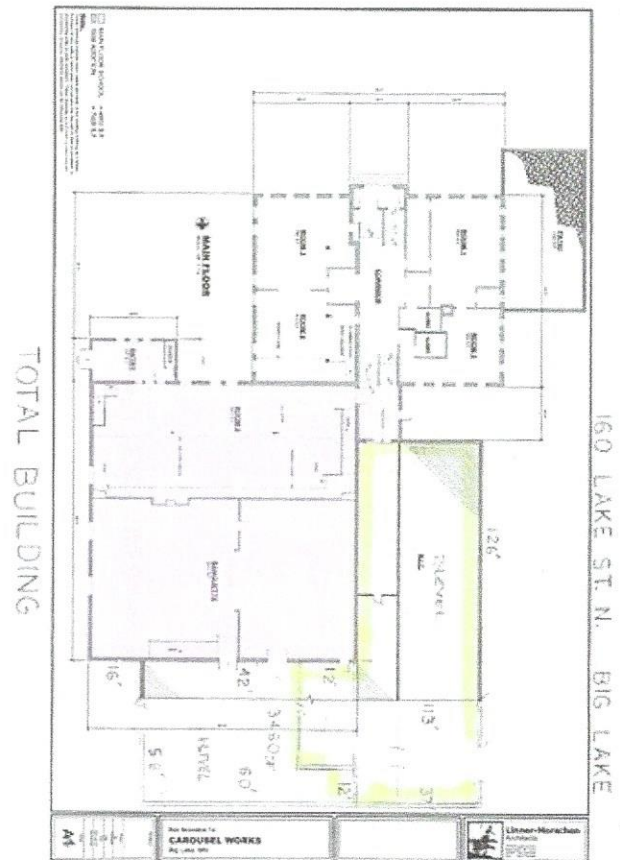
Not Available

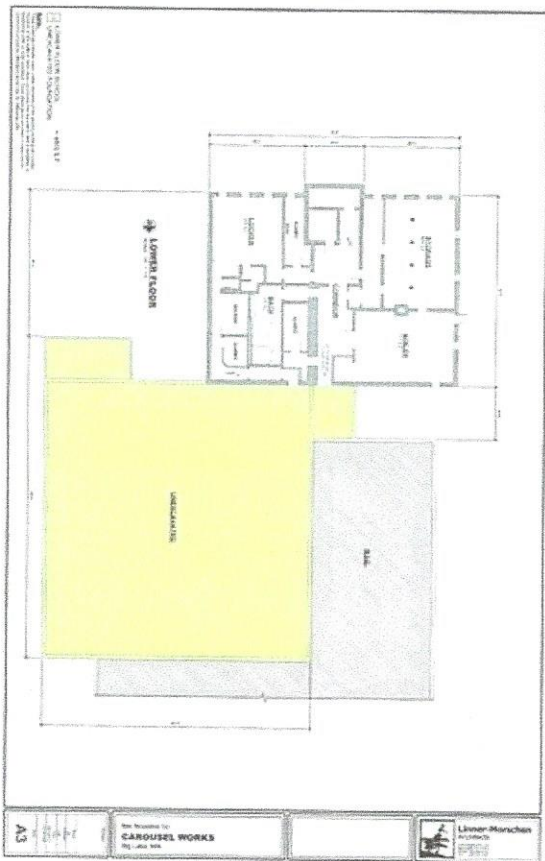
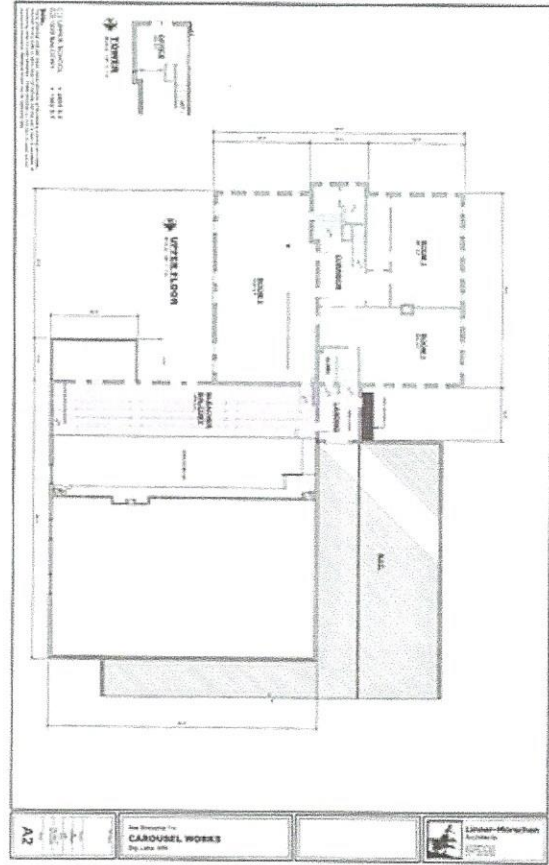
Property Listings

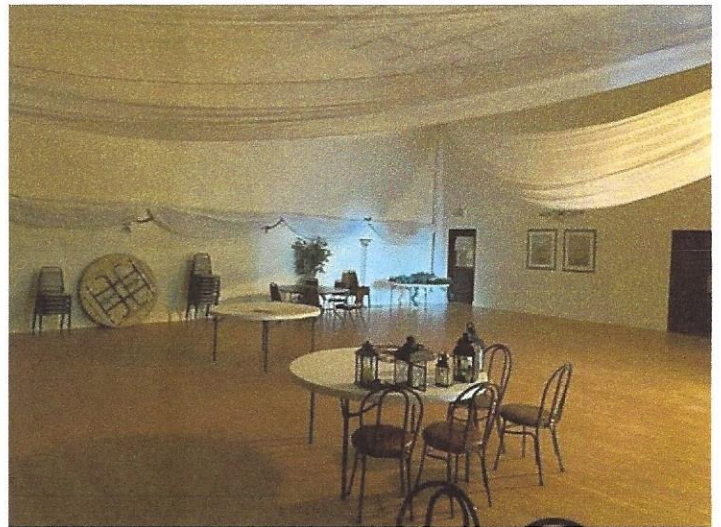
1 Listing | 36,000 SF | \$500,000

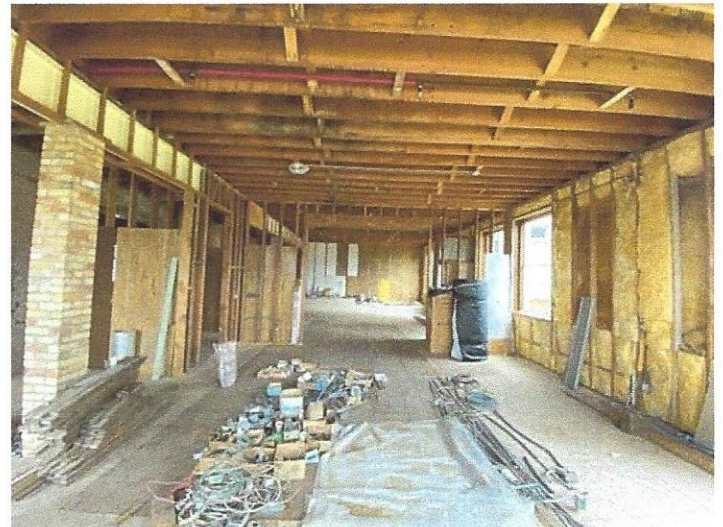
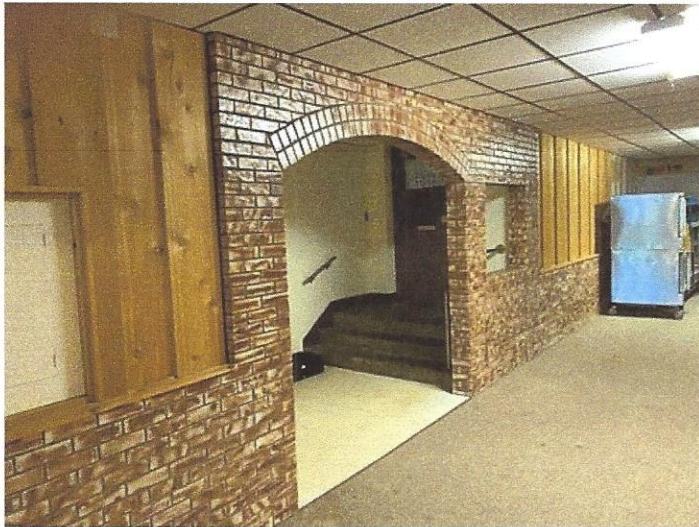
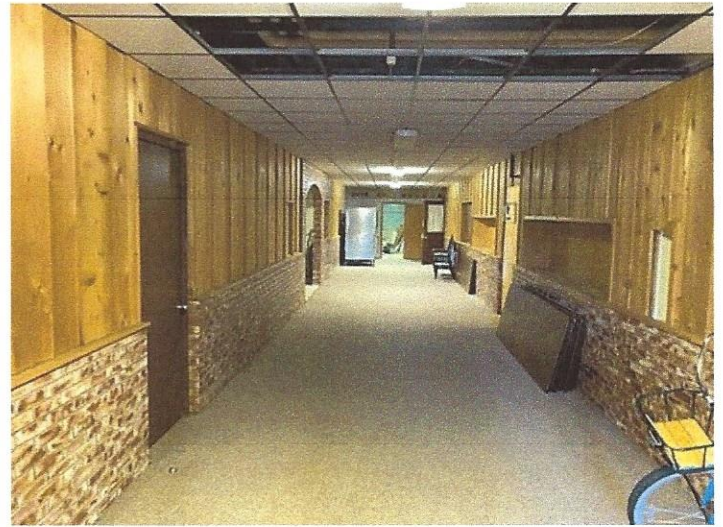
Type	Condo	Space Use	Suite	Available Space	Rate	Available
For Sale	No	Vacant	-	36,000 SF	\$500,000	Now

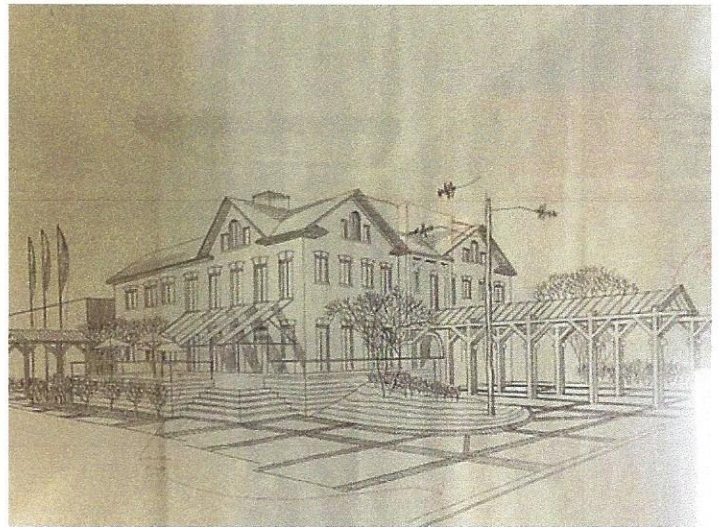
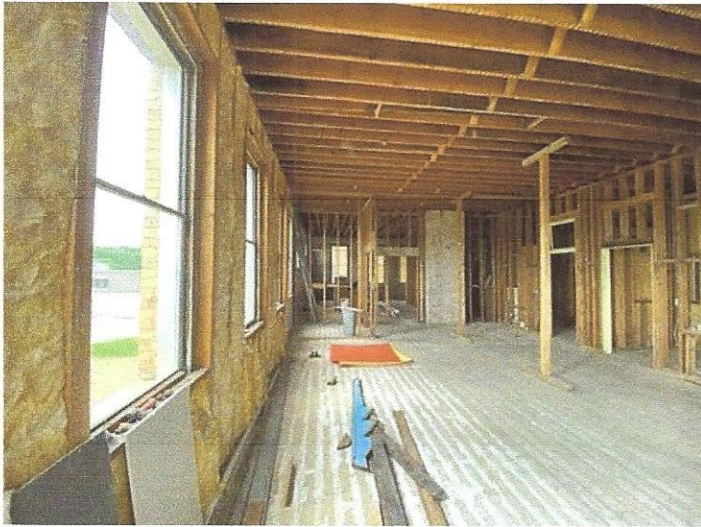
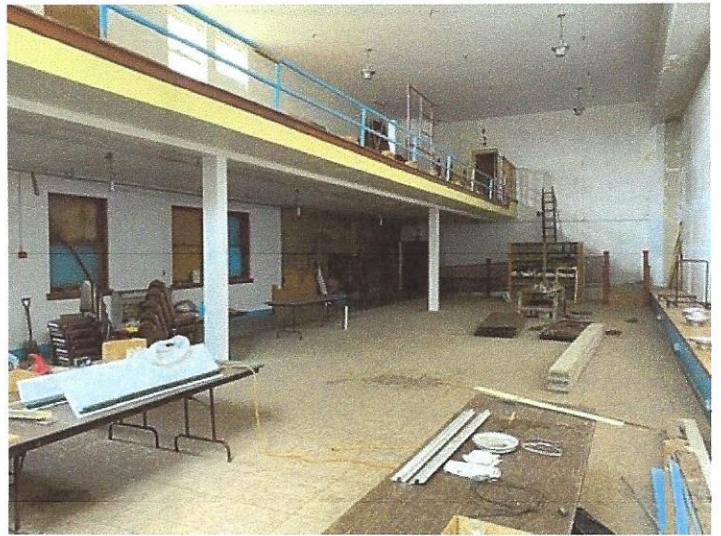
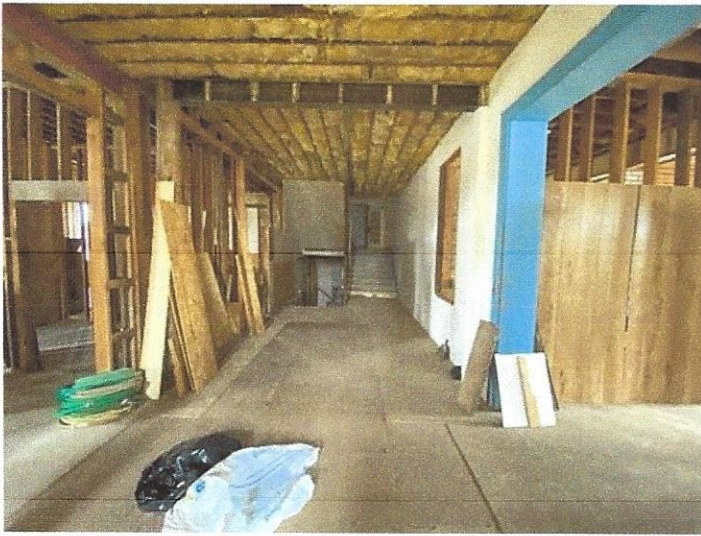
Additional Photos











Contact



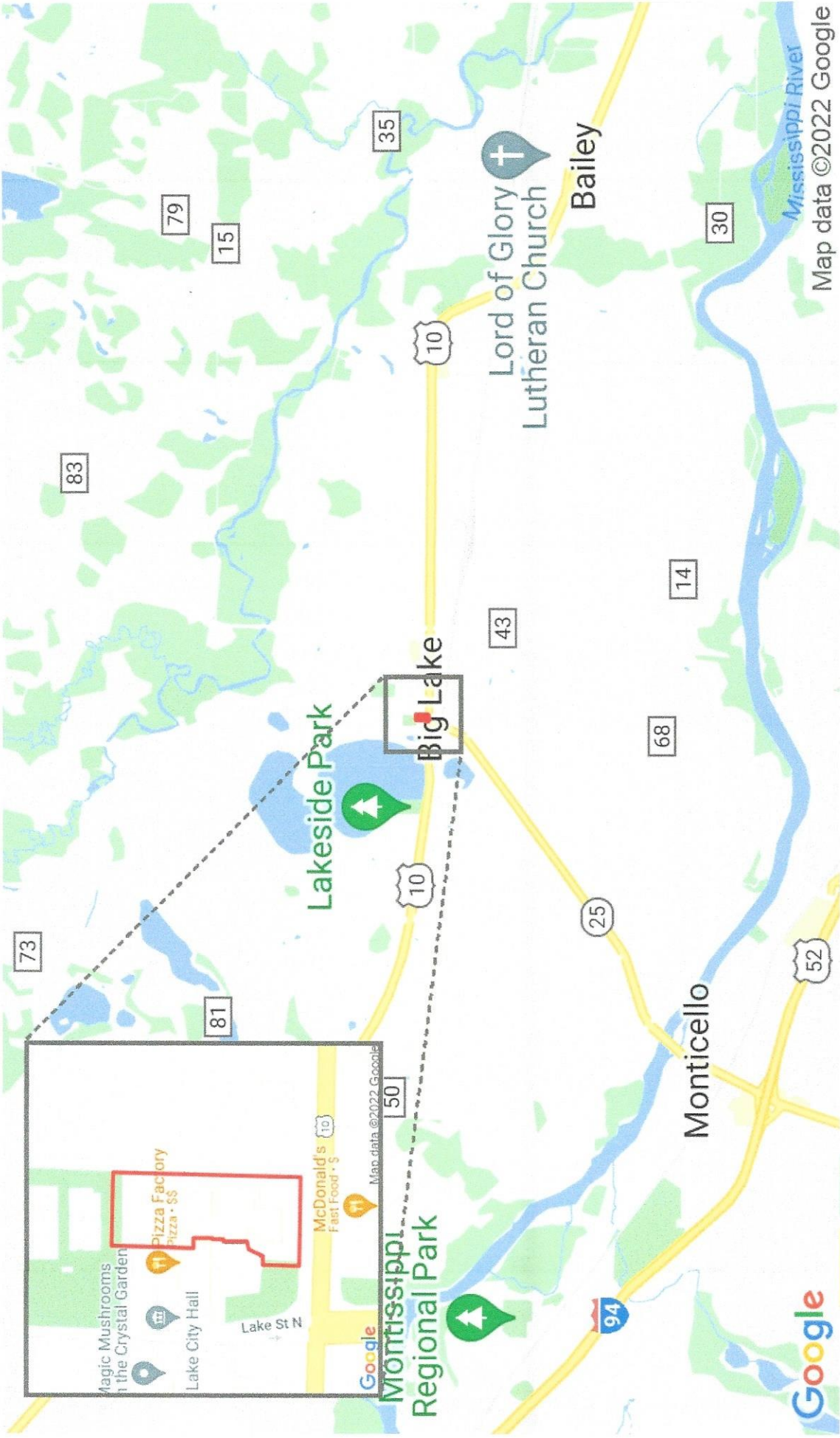
Roman Roos
612-868-1463
romeroos@msn.com

Interstate Realty Services

Big Lakes 1903 Original Community School

Interstate Realty Services

1727 Green Crest Drive Victoria, MN 55386 | 612-868-1463



Map data ©2022 Google



Roman Roos
romeroos@msn.com
612-868-1463



This information supplied herein is for your services we deem reliable. It is provided without any representation, warranty or guarantee, express or implied. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other professional advisor.

Big Lakes 1903 Original Community School

Interstate Realty Services

1727 Green Crest Drive Victoria, MN 55386 | 612-868-1463



Google

Imagery ©2022 Maxar Technologies, U.S. Geological Survey, USDA/FPAC/GEO

Big Lakes 1903 Original Community School

160 Lake St N
Big Lake, MN 55309



Roman Roos
romeroos@msn.com
612-868-1463

 **Catylist Research**

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other prof. advisor.

Big Lakes 1903 Original Community School

Interstate Realty Services

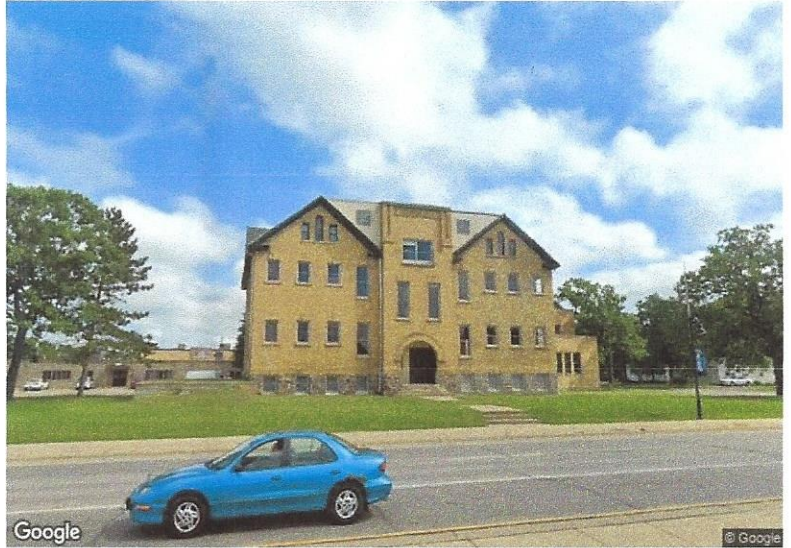
1727 Green Crest Drive Victoria, MN 55386 | 612-868-1463

Specialty For Sale: Big Lakes 1903 Original Community School

160 Lake St N, Big Lake, MN 55309

PRICE REDUCTION - \$500,000.00

Listing ID: **24835223**
Status: **Available**
Property Type: **Specialty**
Space Type: **Specialty**
Size: **36,000 SF**
Sale Price: **\$700,000.00**
Price Per SF: **\$19.44 Per SF**
Terms:
Lot Acres: **1.70 Acres**



Overview/Comments

Vacant 1903 Big Lake Community School is ready for redevelopment. Located common to the City Hall and in the core downtown area. Building is classic brick and stone construction with split multi-level floors. The original school has been stripped to bare studs and joists and is insulated ready for remodeling. Building will require new HVAC and roof work. Electric service is new and the knob & tube wiring removed. The 3,480sf full service event center uses the 3,914sf auditorium and has a kitchen and bar. The site is 1.7 acres with good parking. The school is ready for a new life.

General Information

Tax ID/APN: **65-477-0115**
SpecialtyType: **Private School**
Zoning: **I**
Building Name: **Big Lakes 1903 Original Community School**

Gross Building Area: **36,000 SF**
Building/Unit Size (RSF):
Usable Size: **36,000 SF**
Condo:

Available Space

Floor/Suite:
Space Available: **36,000 SF**
Minimum Divisible:
Maximum Contiguous: **36,000 SF**
Condo: **No**

Date Available/Possession: **Now / Now**
Lease Rate:
Lease Type:
Parking Total: **45**
Parking Ratio: **1.3**

Building Related

Total Number of Buildings: **1**
Number of Stories: **4**
Typical SF / Floor:
Year Built:
Year Renovated:
Construction: **Brick**

Investment: **No**
Elevators: **0**
Sprinklers:
Parking Ratio:
Parking Total: **45**
Building Status: **EXISTING**

Land Related



Roman Roos
romeroos@msn.com
612-868-1463

 **Catylist Research**

This information supplied herein is from sources we deem reliable. It is provided without any representation, warranty or guarantee, expressed or implied as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. Consult your attorney, accountant, or other prof. advisor.